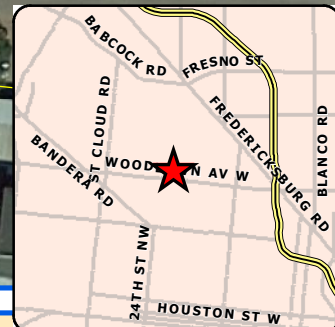




100

□ □ □ □

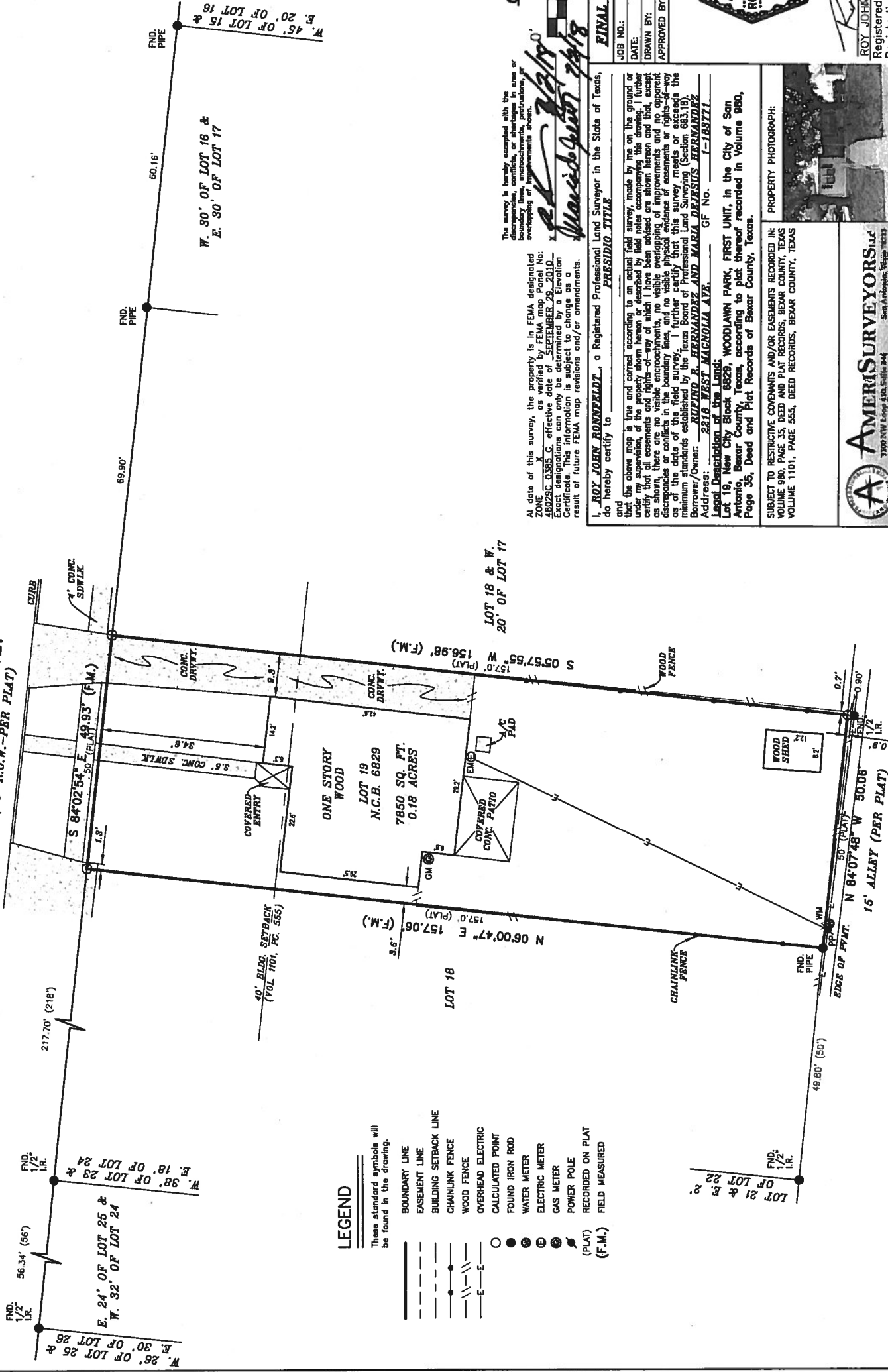
“NOT TO SCALE,
FOR ILLUSTRATIVE PURPOSES ONLY”

Development Services Department
City of San Antonio

1:1.200

SURVEYOR'S NOTE(S):
BASIS OF BEARING, TEXAS SOUTH CENTRAL MAG 83.

WEST MAGNOLIA AVE.
(60' R.O.W. - PER PLAT)



LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- CHAINLINK FENCE
- WOOD FENCE
- OVERHEAD ELECTRIC
- CALCULATED POINT
- FOUND IRON ROD
- WATER METER
- ELECTRIC METER
- GAS METER
- POWER POLE
- RECORDED ON PLAT
- FIELD MEASURED

GRAPHIC SCALE



The survey is hereby accepted with the area or boundary lines, encroachments, improvements, or overlapping of improvements shown.

At date of this survey, the property is in FEMA designated ZONE X as verified by FEMA map Panel No: 48023C 0385 G effective date of SEPTEMBER 23, 2010. Exact designations can only be determined by a Elevation Certificate. This information is subject to change as a result of future FEMA map revisions and/or amendments.

I, ROY JOHN RONNFELDT, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to

that the above map is true and correct according to an actual field survey made by me on the ground or under my supervision, of the property shown herein or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown herein and that, except as shown, there are no visible encroachments, no visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, and no visible physical evidence of easements or rights-of-way as of the date of this survey. I further certify that this survey meets or exceeds the minimum standards established by the Texas Board of Professional Land Surveying (Section 663.16).

Borrower/Owner: RUFERO R. HERNANDEZ AND MARIA JESUS HERNANDEZ
Address: 2218 WEST MAGNOLIA AVE. OF No. 1-183711
Lead Description of the Land: LOT 19, New City Block 8825, WOODLAWN PARK, FIRST UNIT, in the City of San Antonio, Bexar County, Texas, according to plat thereof recorded in Volume 980, Page 35, Deed and Plat Records of Bexar County, Texas.

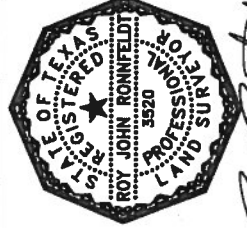
PROPERTY PHOTOGRAPH:



SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN VOLUME 980, PAGE 35, DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS VOLUME 1101, PAGE 555, DEED RECORDS, BEXAR COUNTY, TEXAS

AMERISURVEYORS, LLC
1700 W. Loop 410, Suite 444
San Antonio, Texas 78213
Phone: (210) 721-1981 Fax: (210) 574-1933

JOB NO.:	1806055232	NO.	REVISION	DATE
DATE:	06/27/18			
DRAWN BY:	MA/AT			
APPROVED BY:	RJR			

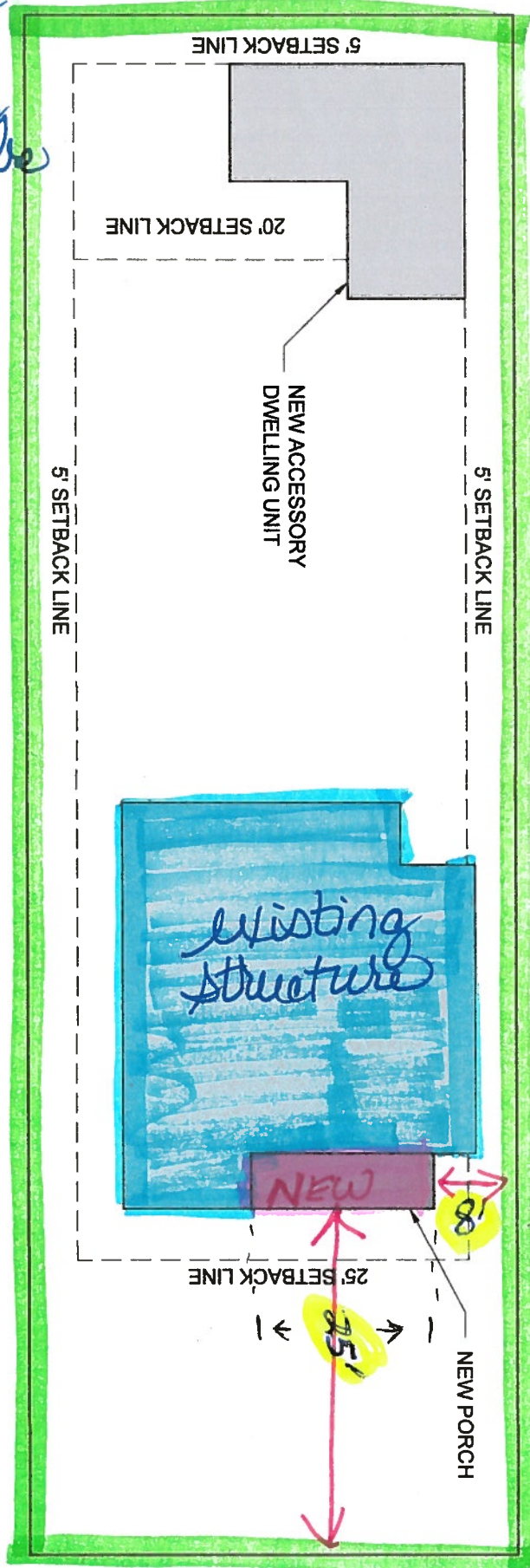


ROY JOHN RONNFELDT, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 3520

Historic Home Porch and Accessory Dwelling

property
lines
existing
structure
5x25
attached
front porch
addition
with cover
setbacks

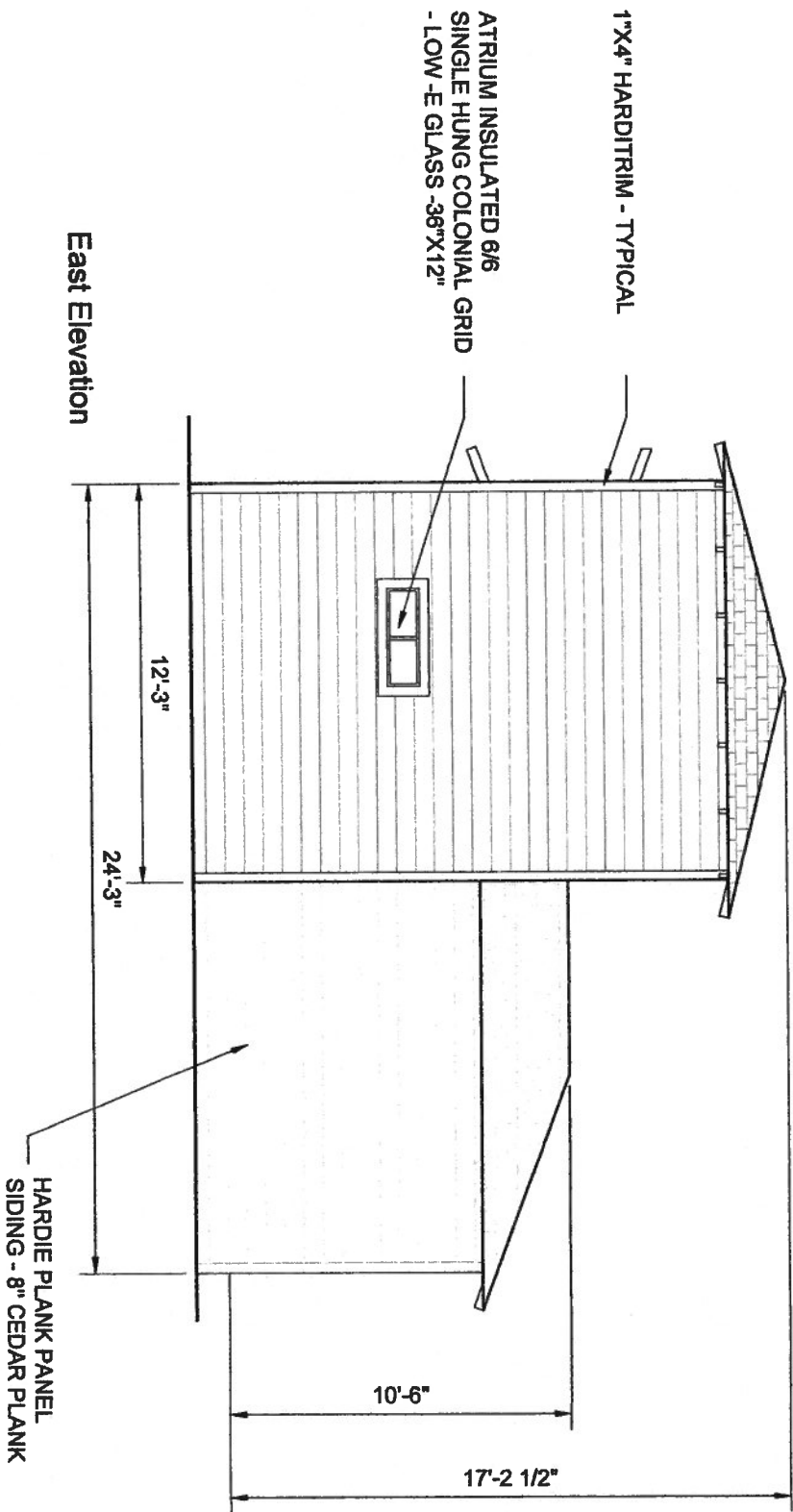
6 x 20
~~5 x 25~~ sf
attached front
porch addition
with cover



NOTICE:
Engineer's Letter Required to Clear
Foundation/Frame Inspection.
 Customer Initial:
 Rep Initial:

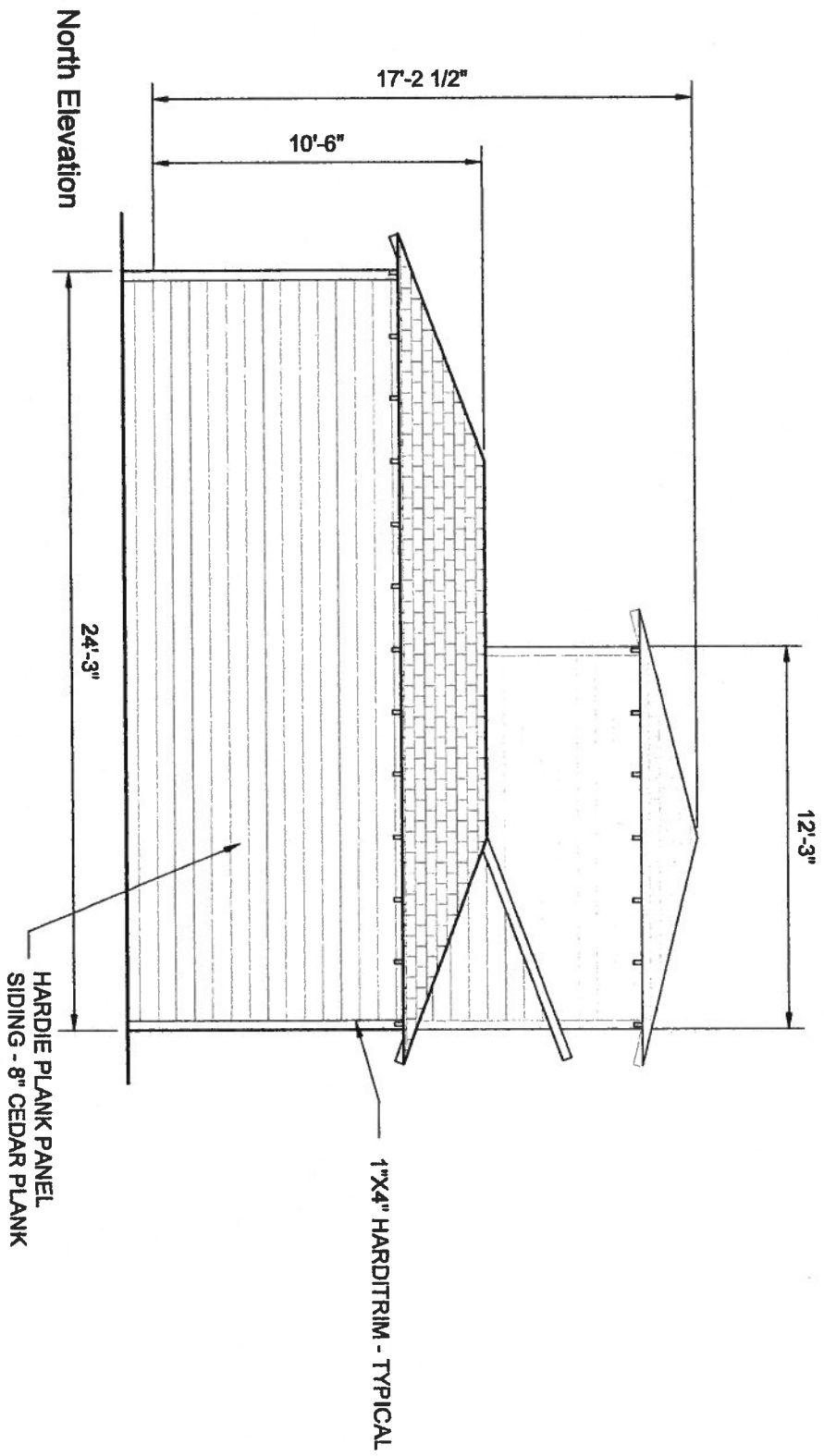
NOTICE:
Must Comply with UDC & IRC
Requirements

NOTICE
All permits **EXPIRE** after 180 days
with no activity. Ref : IRC Section
R105.5
Customer Initial *RLH*
Rep Initial: *WLC*



2218 West Magnolia

Accessory Dwelling Unit



2218 West Magnolia

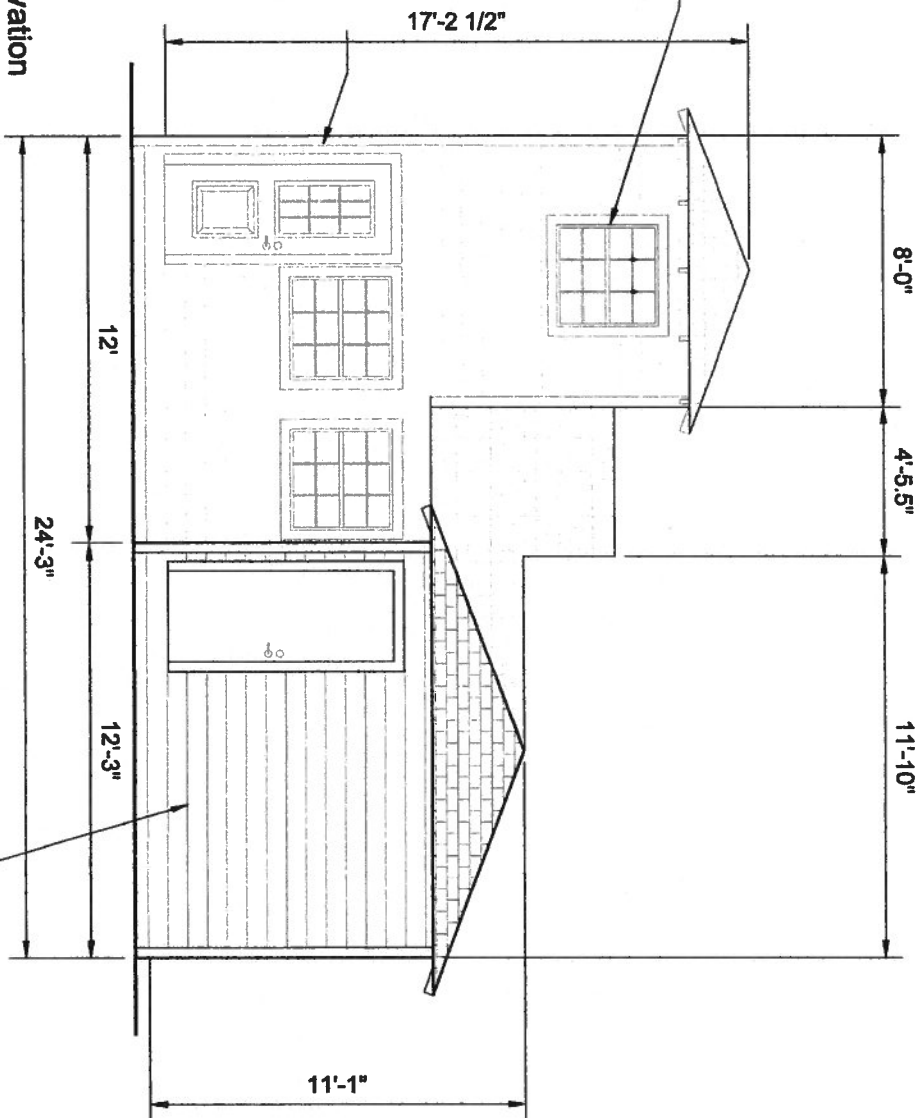
Accessory Dwelling Unit

ATRIUM INSULATED 6/6
SINGLE HUNG COLONIAL
GRID - LOW-E GLASS
-36"X36" TYPICAL

1"X4" HARDITRIM - TYPICAL

North Elevation

HARDIE PLANK PANEL
SIDING - 8" CEDAR PLANK



2218 West Magnolia

Accessory Dwelling Unit





